



## **Minutes of the Reydon Parish Council Planning Committee Meeting held on Wednesday 7<sup>th</sup> August at The Blyth Hotel at 3.00 pm**

### **Present:**

Cllr Dominic Knight (Chair)

Cllr Kalvyn Friend

Cllr Linda Coe

Ann Dobson - Clerk

### **1 Matters Arising from Last Minutes**

There were no matters arising from the last Minutes.

### **2 New Planning Applications:**

Five applications were discussed and the Councillors had visited the sites where applicable in advance of the meeting.

#### **a DC/24/2509/FUL**

Single storey extension comprising entrance hall and additional bedroom, 11 Three Marsh Lane, Reydon IP18 6NP (Need to respond prior to next RPC Meeting)

**The Planning Committee recommended approval.**

#### **b DC/24/2507/FUL**

Convert single storey bungalow to two storey chalet bungalow, 1 Nicholas Drive Reydon IP18 6RE – discussion to include local resident letter. (Need to respond prior to next RPC Meeting)

**The Planning Committee was not against this site being redeveloped – it had been vacant for a few years and had been allowed to deteriorate – but recommended refusal of this application on the grounds of overdevelopment (specifically being two storeys, proposed roof height and being potentially overbearing because of its location at the entrance to Covert Road); being out of character with the rest of the neighbourhood; and potential loss of amenity, namely neighbours' privacy. It was to be noted that the plans submitted did not show the measurements clearly, particularly roof height. A neighbour had also**

indicated in communications with Reydon Parish Council that the site plan had boundary errors plus showed incorrect sewerage flow. The latter was concerning given there had been issues with this property's sewerage in the past, particularly bearing in mind the proposed size of the development. The Committee therefore suggested that these plans be resubmitted with a single storey design plus dormer, similar to next door, the dimensions given more plainly, plus the site-plan errors corrected. It also suggested the applicants should look more closely at the site's sewerage.

c DC/24/2547/FUL

Flat roof extension to the side. Frierns, Mount Pleasant, Reydon IP18 6QQ. (Need to respond prior to next RPC Meeting)

**The Planning Committee recommended approval.**

d DC/24/2535/P14J

Prior Notification – install 16 solar panels to the east facing roof pitch and 16 to the west facing roof pitch, battery and inverter, Lytton Tree Lodge, 72A Halesworth Road, Reydon IP18 6NS

**The Planning Committee recommended approval.**

e DC/24/2665/LBC

Listed Building Consent – To make good as far as possible some destructive alterations. To create new bathroom facilities that will properly serve the needs of a 4/5 bedroom family home. To replace a sub-standard kitchen fit out with new units and appliances. To upgrade the inadequate heating and hot water system throughout the house. 59 Wangford Road, Reydon.

**The Planning Committee recommended approval.**

### 3 **Any Other Business**

There had been communication regarding the Nautilus Project and also updates on LionLink and the Planning Committee discussed their responses. It was decided not to respond to Nautilus but Cllr Knight said he would put together a suitable response on behalf of the Planning Committee regarding LionLink and would circulate to all the Councillors in advance of the next Parish Council Meeting when a final version could be agreed and then submitted before 18<sup>th</sup> August.

### 4 **Date of Next Meeting**

The next Meeting will be held on Wednesday 11<sup>th</sup> September at 3.00 pm at The Blyth Hotel or Cellar and Kitchen.